

STATE MS. - DESOTO CO.  
FILED

JUN 10 10 43 AM '03

**WARRANTY DEED**BK 446 PG 12  
W.E. DAVIS CH. CLK.

This Deed of Conveyance is this day made by the undersigned KAREN C. COLEMAN, hereinafter referred to as the GRANTOR, and ROBERT L. BARBER and wife, KAROL C. BARBER, hereinafter referred to as the GRANTEES, WITNESSETH THAT:

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid by the GRANTEES to the GRANTORS, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged by the GRANTOR, KAREN C. COLEMAN, the GRANTOR does hereby and by these presents sell, convey, and warrant unto ROBERT L. BARBER and wife, KAROL C. BARBER, the GRANTEES, as tenants by the entirety with full rights of survivorship and not as tenants in common, the hereinafter described real property located in DeSoto County, Mississippi, and being described as follows, to-wit:

Lot 6, Zachary Acres Subdivision (Minor Subdivision) being a 5.04 more or less acre tract of land being located in Section 4, Township 3 South, Range 7 West, DeSoto County, Mississippi and which is found at Plat Book 52 Page 13 in the Office of the Chancery Clerk of DeSoto County, Mississippi and to which recorded plat reference is hereby made for a more particular description of said lot.

The foregoing covenant of warranty is made subject to rights of ways and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi; and to any prior reservation or conveyance of minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel in, on and

under the subject property; and is further subject to the restrictive covenants, building restrictions and easements of record as found at Plat Book 52 Page 13 and at Deed Book 291 Page 530 in the Office of the Chancery Clerk of DeSoto County, Mississippi. That further this conveyance is subject to that certain power pole as found on said lot on the recorded plat of said subdivision.

The Grantor herein warrants that the property being conveyed is not part or parcel of her homestead.

Taxes and assessments against said property for the year 2003 shall be prorated as of the date of this deed and taxes and assessments for the year 2004 shall be the sole responsibility of the GRANTEES, and/or their successor's in interest and all subsequent years are hereby excepted from the foregoing covenant of warranty.

Possession shall be given upon delivery of this deed.

WITNESS the signature of the GRANTORS on this the 9th day of June, 2003.

  
KAREN C. COLEMAN

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 9th day of June, 2003, within my jurisdiction, the within named KAREN C. COLEMAN, who acknowledged that she executed the above and foregoing instrument.

  
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NOTARY PUBLIC

My Commission Expires:

MY COMMISSION EXPIRES SEPT 24, 2003

(SEAL)

## GRANTORS' ADDRESS:

7623 Iris Drive  
Southaven, MS 38671  
RES. TEL.: 662-342-9099  
BUS. TEL.: N/A

## GRANTEES' ADDRESS:

5895 Southridge Dr.  
Olive Branch, MS 38654  
RES. TEL.: 662-895-4555  
BUS. TEL.: N/A

Prepared by:

KENNETH E. STOCKTON  
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